

SOLICITATION OF PROFESSIONAL SERVICES

STATE OF NEW JERSEY
DIVISION OF PROPERTY MANAGEMENT AND CONSTRUCTION (DPM&C)

NEW PROJECT
DPMC NUMBER: S0563-00
PHASE 3 HEATING UPGRADES
NEW JERSEY TRAINING SCHOOL
JAMESBURG, MIDDLESEX COUNTY, NJ

THE DPMC IS SEEKING TO ENGAGE THE SERVICES OF A PROFESSIONAL SERVICES/CONSULTING FIRM TO UPGRADE THE HEATING AND DOMESTIC HOT WATER SYSTEMS IN EIGHT (8) BUILDINGS AT THE NEW JERSEY TRAINING SCHOOL.

THE NEW JERSEY TRAINING SCHOOL IS A MEDIUM-SECURITY FACILITY FOR JUVENILE OFFENDERS. THE FACILITY HOUSES APPROXIMATELY 370 JUVENILE CRIMINAL OFFENDERS AND HAS A STAFF OF 176 PERSONNEL. IT IS LOCATED ON A 637 ACRE SITE OF WHICH APPROXIMATELY 137 ACRES ARE DEVELOPED. THE COMPLEX CONSISTS OF 58 BUILDINGS MOST OF WHICH WERE CONSTRUCTED IN THE 1930'S. THE BUILDINGS ARE ENCLOSED BY A FULL PERIMETER SECURITY FENCE AND PATROL LANE WITH CONTROLLED VEHICLE AND PEDESTRIAN ACCESS TO THE FACILITY.

THE NEW JERSEY TRAINING SCHOOL IS IN THE PROCESS OF DECENTRALIZING THE MAIN STEAM BOILER PLANT AND INSTALLING NEW STAND-ALONE, GAS-FIRED HEATING AND DOMESTIC HOT WATER SYSTEMS IN ALL BUILDINGS OF THE FACILITY. THE EIGHT (8) BUILDINGS INCLUDED IN THIS PROJECT ARE COTTAGES 4, 9, 10, 12, THE POWER HOUSE, STOREROOM/CARPENTRY SHOP, PRINT SHOP/LAUNDREY ROOM AND THE WILSON SCHOOL.

THE SCOPE OF WORK FOR THIS PROJECT CAN BE OBTAINED VIA THE DPMC WEB SITE AT WWW.STATE.NJ.US/TREASURY/DPMC.

THE CONSULTANT SHALL BE A FIRM PREQUALIFIED WITH THE DIVISION OF PROPERTY MANAGEMENT AND CONSTRUCTION (DPM&C) IN HVAC ENGINEERING (DISCIPLINE CODE P003) AND BOILER/STEAM LINE/HIGH PRESSURE SYSTEMS ENGINEERING (DISCIPLINE CODE P020) WITH A RATING OF \$5 MILLION OR GREATER AND HAVE IN-HOUSE CAPACITIES OR SUB-CONSULTANTS PRE-QUALIFIED WITH THE DPMC IN ALL OTHER ENGINEERING AND SPECIALTY DISCIPLINES NECESSARY TO COMPLETE THIS PROJECT AS DESCRIBED IN THE SCOPE OF WORK.

PRELIMINARY TECHNICAL PROPOSALS (DPMC 48B), AN ORIGINAL AND FIVE (5) COPIES, ARE DUE TO DPMC NO LATER THAN 2:00 P.M., AUGUST 29, 2013 AND SHALL BE SUBMITTED TO THE ATTENTION OF CATHERINE DOUGLASS, CONSULTANT SELECTION COORDINATOR, CONTRACTS & PROCUREMENT, DIVISION OF PROPERTY MANAGEMENT & CONSTRUCTION, 33 WEST STATE STREET, 9TH FLOOR PLAN ROOM, P.O. BOX 034, TRENTON, NEW JERSEY 08625-0034. SUBMISSIONS RECEIVED AFTER 2:00 P.M., AUGUST 29, 2013 WILL NOT BE CONSIDERED. ONLY FIRMS CURRENTLY PREQUALIFIED WITH DPMC IN HVAC ENGINEERING AND BOILER/STEAM LINE/HIGH PRESSURE SYSTEMS ENGINEERING WITH A RATING OF \$5 MILLION OR GREATER MAY SUBMIT. ALL JOINT VENTURE FIRMS MUST BE SEPARATELY PREQUALIFIED IN HVAC ENGINEERING AND BOILER/STEAM LINES/HIGH PRESSURE SYSTEMS ENGINEERING WITH AT LEAST ONE FIRM HAVING A RATING OF \$5 MILLION OR GREATER.

PLEASE NOTE THERE IS A MAXIMUM 30-PAGE LIMIT FOR PRELIMINARY TECHNICAL PROPOSALS (FORM 48B) SUBMITTED FOR THIS PROJECT. SUBMISSIONS EXCEEDING THE 30-PAGE LIMIT WILL NOT BE CONSIDERED.

PRELIMINARY TECHNICAL PROPOSAL FORMS (48B) ARE ALSO AVAILABLE ON THE DPMC WEB SITE AT WWW.STATE.NJ.US/TREASURY/DPMC.

ALL SUB-CONSULTANT(S) PARTICIPATING ON YOUR PROJECT TEAM MUST BE SEPARATELY PREQUALIFIED BY DPMC IN THE DISCIPLINE(S) FOR WHICH THEY WILL BE PROVIDING PROFESSIONAL SERVICES. IF NOT CURRENTLY PREQUALIFIED, A COMPLETED PREQUALIFICATION APPLICATION MUST BE RECEIVED BY AUGUST 29, 2013. PLEASE VISIT THE DPMC WEBSITE AT WWW.STATE.NJ.US/TREASURY/DPMC TO OBTAIN A PREQUALIFICATION APPLICATION (FORM 48A) OR CONTACT THE PREQUALIFICATION UNIT AT (609) 633-3767.

THE CONSULTANT SELECTION COMMITTEE FOR THIS PROJECT WILL EVALUATE THE PRELIMINARY TECHNICAL PROPOSALS BASED UPON: DEMONSTRATION OF THE FIRM / PROJECT TEAM'S ORGANIZATION AND THE FIRM / PROJECT TEAM'S EXPERIENCE ON PROJECTS OF A SIMILAR SIZE AND NATURE. PROJECT APPROACH/MANAGEMENT PLAN FOR PROJECT, SCHEDULE, AND COST ESTIMATING/BUDGET CONTROL WILL BE INCLUDED FOR REVIEW OF THE TECHNICAL PROPOSALS.

INTERESTED FIRMS THAT MEET THE PREQUALIFICATION CRITERIA MAY OBTAIN AN RFP PACKAGE BY CONTACTING CATHERINE DOUGLASS OF DPMC AT (609) 777-3094 OR BY E-MAIL TO CATHERINE.DOUGLASS@TREAS.STATE.NJ.US.

ALL COMPETING FIRMS ARE REQUIRED TO COMPLY WITH THE REQUIREMENTS OF P.L. 1975, C. 127 (N.J.A.C. 17:27), REGARDING NON-DISCRIMINATION REQUIREMENTS IN THE PERFORMANCE OF STATE CONTRACTS AND P.L. 2005, C. 51 CERTIFICATION AND DISCLOSURE OF POLITICAL CONTRIBUTIONS

RICHARD M. FERRARA, ASSISTANT DEPUTY DIRECTOR
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